

230 - C - MAIN COMMERCIAL SQ. FT. FOR 2025

Parcel Number	Street Address	Sale Date	Sale Price	Instr.	Terms of Sale	Adj. Sale \$	Asd. when Sold	Asd/Adj. Sale	Cur. Appraisal	Land Residual	Est. Land Value	Effec. Front	Depth	Net Acres	Total Acres	Dollars/FF	Dollars/Acre	Dollars/SqFt	Square Feet	Actual Front	ECF Area	Liber/Page	Other Parcels in Sale
010-008-300-305-02	3725 WILDER RD	08/31/20	\$500,000	WD	ARM'S LENGTH	\$500,000			\$439,716	\$371,881	\$311,597	1,160.0	1793.4	1.15	1.15	\$321	\$323,375	\$7.42	50094				
010-017-300-480-00	1000 N EUCLID AVE	03/17/22	\$400,000	WD	03-ARM'S LENGTH	\$400,000	\$194,600	48.65	\$422,264	\$234,056	\$256,320	150.0	240.0	0.83	0.83	\$1,560	\$283,361	\$6.51	35981				
100-037-400-160-02	1912 S EUCLID AVE	06/22/23	\$150,000	WD	03-ARM'S LENGTH	\$150,000	\$69,200	46.13	\$26,297	\$150,000	\$26,297			0.92	0.92		\$162,338	\$3.73					
160-021-478-007-00	1113 CENTER AVE	08/01/23	\$15,000	WD	03-ARM'S LENGTH	\$15,000	\$7,350	49.00	\$10,459	\$15,000	\$10,459	72.7	100.0	0.28	0.28	\$206	\$53,571	\$1.23					
160-028-202-008-00	421 N MADISON AVE	04/29/21	\$13,200	WD	03-ARM'S LENGTH	\$13,200	\$6,200	46.97	\$16,696	\$13,200	\$11,986			0.12	0.12	#DIV/0!	\$114,783	\$2.64					
160-020-306-001-00	205 S EUCLID AVE	03/28/19	\$65,000	WD		\$65,000				\$65,000		150.0	93.0	0.32	0.32	\$433	\$203,125	\$4.66	13939				
261-190-000-010-00	6217 LAKESHORE	03/17/22	\$250,000	MLC	ARM'S LENGTH	\$250,000	\$84,400	33.76	\$72,588	\$250,000				0.51	0.51		\$490,196	\$11.25	22216				
300-018-200-400-00	4455 MAIN	04/14/21	\$130,000	WD	ARM'S LENGTH	\$130,000	\$118,007	90.77	\$15,244	\$130,000				0.59	0.59		\$220,339	\$5.06	25700				
14-16-10-582	CITY OF MIDLAND	09/16/21	\$315,000	WD	03-ARM'S LENGTH	\$315,000				\$117,785		153.0	147.0	0.52	0.52		\$226,510	\$5.20					
070-049-400-085-01	620 W CENTER RD	03/25/24	\$80,000	WD	19-MULTI PARCEL	\$80,000	\$50,700	63.68		\$80,000				0.80	0.80		\$100,000	\$2.30					
040-3-200-000-104-00	122 E CEDAR ST	01/04/21	\$130,000			\$57,629				\$57,629				0.22	0.22	#DIV/0!	\$268,042	\$6.15	9365				
010-P15-001-003-00	1001 W MIDLAND ST	06/28/21	\$45,000	WD	03-ARM'S LENGTH	\$45,000	\$34,050	75.67	\$67,562	\$45,000	\$59,096	100.0	83.0	0.19	0.19	\$450	\$235,602	\$5.41	8320				

Totals:			\$2,093,200			\$2,020,829	\$564,507		\$1,070,826	\$1,529,551	\$675,755	1,785.7		6.44	6.44								
								Sale. Ratio =>			Average			Average			Average						
								Std. Dev. =>			per FF=>	\$857		per Net Acre=>	237,471.04		per SqFt=>	\$5.45					

Used \$5.45 Sq. Ft. for 2025
For less than 50,000 Sq. Ft.